

Chapter 110

LAND DEVELOPMENT

ARTICLE I

Authority and Enactment

- § 110-101. Authority to establish zoning.
§ 110-102. Enactment.

ARTICLE II

Purposes of Regulations

- § 110-201. Purposes.
§ 110-202. Nonexclusionary intent.

ARTICLE III

Definition of Terms

- § 110-301. Word usage; measuring of distances.
§ 110-302. Terms defined.
§ 110-303. Supplemental definitions — adult businesses.

ARTICLE IV

Establishment of Districts

- § 110-401. Division of Town into districts.
§ 110-402. Incorporation of Zoning Map.
§ 110-403. Map amendment.
§ 110-404. Replacement of Official Zoning Map.
§ 110-405. Rules for determining boundaries.
§ 110-406. Annexed territory.

ARTICLE V

Application of Zoning Regulations

- § 110-500. Uniformity of application of regulations.

- § 110-501. Uses.
§ 110-502. Buildings to be in compliance with chapter.
§ 110-503. Lots and yards.
§ 110-504. Gardening.
§ 110-505. Previously issued permits.

ARTICLE VI

Uses in Districts

- § 110-601. Conservation District C-1.
§ 110-602. Low-Density Residential District R-1.
§ 110-603. Low-Density Residential District R-2.
§ 110-604. Single-Family Residential District R-3.
§ 110-605. Residential District R-4.
§ 110-606. Residential District R-5.
§ 110-607. High-Density Residential District R-6.
§ 110-608. Residential District R-7.
§ 110-609. Planned Unit Development District R-8.
§ 110-610. Downtown Business District B-1.
§ 110-611. General Business District B-2.
§ 110-612. Planned Business District B-3.
§ 110-613. Light Industrial M-1.
§ 110-614. General Industrial District I-1.
§ 110-615. Flood Hazard District FH-1.
§ 110-616. Agricultural and Limited Uses District A-1.

ELKTON CODE

ARTICLE VII Use Regulations

- § 110-701. Area regulations.
- § 110-702. Additional buildings and structures on a single lot.
- § 110-703. Off-street parking.
- § 110-704. Junk storage and automobile graveyards.
- § 110-705. Home occupations.
- § 110-706. Signs.
- § 110-707. Manufactured homes.
- § 110-708. Nonconforming lots, buildings, and uses.
- § 110-709. Special regulations for townhouses.
- § 110-710. Fences.
- § 110-711. Telecommunications facilities.
- § 110-712. Yard sales.

ARTICLE VIII Administration

- § 110-800. Applicability of provisions.
- § 110-801. Zoning Administrator.
- § 110-802. Zoning and building permit procedures.
- § 110-803. Certificate of occupancy.
- § 110-804. Board of Zoning Appeals.
- § 110-805. Rules of procedure.
- § 110-806. Powers and duties of Board of Zoning Appeals.
- § 110-807. Application for variances.
- § 110-808. Procedure for requesting hearing before Board of Zoning Appeals.
- § 110-809. Decision of Board of Zoning Appeals.
- § 110-810. Administration of subdivision regulations.

ARTICLE IX Subdivision Regulations

- § 110-901. Minimum requirements.

- § 110-902. Statutory provisions.
- § 110-903. Platting required.
- § 110-904. General requirements.
- § 110-905. Utility requirements.
- § 110-906. Relation to erosion and sediment control laws.
- § 110-907. Plat required; approval before sale.
- § 110-908. Final plat.
- § 110-909. Consideration of final plats.
- § 110-910. Lot line revisions and vacations.
- § 110-911. Vacation of plats.
- § 110-912. Advertising standards.
- § 110-913. Exceptions.

ARTICLE X Schedule of Fees

- § 110-1001. Location of fees.

ARTICLE XI Administration and Enforcement

- § 110-1101. Conformity by officials required.
- § 110-1102. Complaints regarding violations.
- § 110-1103. Violations and penalties.
- § 110-1104. Powers of Zoning Administrator.

ARTICLE XII Legal Status Provision

- § 110-1201. Conflict with other laws.
 - § 110-1202. Severability.
 - § 110-1203. Repealed resolutions and ordinances.
 - § 110-1204. Effective date; copies on file.
- Figure 1 Zoning
Administration Process
Figure 2 Administration of
Subdivision Regulations